



Entered on Docket
February 26, 2010

A handwritten signature in black ink, appearing to read "Bruce A. Markell".

Hon. Bruce A. Markell
United States Bankruptcy Judge

WILDE & ASSOCIATES

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Wells Fargo Bank, NA as Trustee under Pooling and Servicing Agreement dated as of October 1, 2006
Securitized Asset Back Receivables LLC Trust 2006-NC3 Mortgage Pass-Through Certificates, Series
2006-NC3
10-70004

**UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEVADA**

In Re:

Yolanda Sifuentes and Mario Sifuentes

Debtors.

BK-09-29320-bam

Date: 2/9/2010
Time: 1:30 pm

Chapter 13

ORDER VACATING AUTOMATIC STAY

1 IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the Automatic Stay in the
2 above-entitled bankruptcy proceedings is immediately vacated and extinguished for all purposes as to
3 Secured Creditor Wells Fargo Bank, NA as Trustee under Pooling and Servicing Agreement dated as of
4 October 1, 2006 Securitized Asset Back Receivables LLC Trust 2006-NC3 Mortgage Pass-Through
5 Certificates, Series 2006-NC3, its assignees and/or successors in interest, of the subject property,
6 generally described as 4765 Lana Drive, Las Vegas, NV 89121, and legally described as follows:
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8 The land referred to in this Commitment is situated in the County of Clark, State of Nevada
9 and is described as follows:

10 LOT THREE HUNDRED NINETY SEVEN (397) IN BLOCK NINE (9) OF PLATA DEL
11 SOL SUBDIVISION #4, AS SHOWN BY MAP THEREOF ON FILE IN BOOK 13 OF
12 PLATS, PAGE 91, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY,
13 NEVADA.

14 IT IS FURTHER ORDERED that in the event a Notice of Default has been recorded
15 against this particular property there can be no sale for ninety (90) days, allowing the Debtor(s) to
16 submit a copy of this Order to the State of Nevada, Foreclosure Mediation Program, and the Order will
17 be construed as an agreement between the Secured Creditor and Debtor(s) that they have voluntarily
18 agreed to a mediation under the Nevada State Foreclosure Mediation Program pursuant to Rule 6 of said
19 program. The necessary information can be accessed at <http://www.nevadajudiciary.us/>.

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2 IT IS FURTHER ORDERED that if the Nevada State Mediation Program rejects the request,
3 Secured Creditor will do a New Notice of Default.
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5 DATED this ____ day of _____, 2010.

6 Submitted by:

7 **WILDE & ASSOCIATES**

8 By: 

9 **Gregory L. Wilde, Esq.**

10 Attorney for Secured Creditor

212 South Jones Boulevard

Las Vegas, Nevada 89107

11
12 APPROVED / DISAPPROVED

13 By: _____

David M. Crosby

711 South 8th Street

Las Vegas, NV 89101

15 Attorney for Debtor(s)

16 Nevada Bar No: _____

17 APPROVED / DISAPPROVED

18 By: _____

19 Rick A. Yarnall

701 Bridger Avenue #820

20 Las Vegas, NV 89101

21 Chapter 13 Trustee
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1 In accordance with Local Rule 9021, the undersigned counsel certifies as follows (check one):

2 ☐ The court waived the requirements of LR 9021.

3 ☐ No parties appeared or filed written objections, and there is no trustee appointed in the case.

4 ☐ No parties appeared or filed written objections, and the trustee is the movant.

5 ☒ This is a chapter 7 or 13 case, and either with the motion, or at the hearing, I have delivered a
6 copy of this proposed order to all counsel who appeared at the hearing, and any trustee
7 appointed in this case, any unrepresented parties who appeared at the hearing, and each has
8 approved or disapproved the order, or failed to respond, as indicated below:

9 Debtor's counsel:

10 ☐ approved the form of this order ☐ disapproved the form of this order

11 ☐ waived the right to review the order and/or ☒ failed to respond to the document

12 ☐ appeared at the hearing, waived the right to review the order

13 ☐ matter unopposed, did not appear at the hearing, waived the right to review the order

14 Trustee:

15 ☐ approved the form of this order ☐ disapproved the form of this order

16 ☐ waived the right to review the order and/or ☒ failed to respond to the document

17 ☐ This is a chapter 9, 11, or 15 case, and I have delivered a copy of this proposed order to all
18 counsel who appeared at the hearing, and any trustee appointed in this case any unrepresented
19 parties who appeared at the hearing, and each has approved or disapproved the order, or failed to
20 respond, as indicated below.

21 Debtor's counsel:

22 ☐ approved the form of this order ☐ disapproved the form of this order

23 ☐ waived the right to review the order and/or ☐ failed to respond to the document

24 ☐ appeared at the hearing, waived the right to review the order

25 ☐ matter unopposed, did not appear at the hearing, waived the right to review the order

26 Trustee:

☐ approved the form of this order ☐ disapproved the form of this order

☐ waived the right to review the order and/or ☐ failed to respond to the document

☐ I certify that I have served a copy of this order with the motion, and no parties appeared or filed
written objection.

Submitted by:

/s/ Gregory L. Wilde, Esq.

Gregory L. Wilde, Esq.

Attorney for Secured Creditor